

046.A

0003

0099.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

862,400 / 862,400

USE VALUE:

862,400 / 862,400

ASSESSED:

862,400 / 862,400

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
99		MEDFORD ST, ARLINGTON

OWNERSHIP	Unit #:	99
Owner 1: SMITH FRANK M & JEANNE O		
Owner 2:		
Owner 3:		

Street 1: 99 MEDFORD ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry: Own Occ: Y
Postal: 02474	Type:

PREVIOUS OWNER
Owner 1: SMITH FRANK M/JEANNE O -
Owner 2: -
Street 1: 99 MEDFORD ST
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

NARRATIVE DESCRIPTION
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1894, having primarily Asbestos Exterior and 1772 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R2 TWO FAMIL 100
o water
n Sewer
Census: Electri
Flood Haz: Exempt 80 WORK OFF
D Topo 1 Level
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC No of Units Depth / Unit Type Land Type LT Base Unit Neigh Neigh Neigh Appraised Alt Spec J Fact Use Value Notes

Code Fact PriceUnits	Units	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102 Condo	0	Sq. Ft.	Site	0	0.	0.00	7748												G7	1.			

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	857,600	4,800		862,400		272457
							GIS Ref
							GIS Ref
							Insp Date
							07/11/18

Total Card	0.000	857,600	4,800		862,400	Entered Lot Size
Total Parcel	0.000	857,600	4,800		862,400	Total Land:
Source: Market Adj Cost				Total Value per SQ unit /Card: 486.68	/Parcel: 486.68	Land Unit Type:

Parcel ID	046.A-0003-0099.0
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!15297!  
PRINT  
Date 12/30/21 Time 20:31:14  
LAST REV  
Date 12/01/21 Time 14:04:12  
mmcmakin



## USER DEFINED

Prior Id # 1:	32654
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	857,600	4800	.		862,400	Year end	12/23/2021	
2021	102	FV	833,400	4800	.		838,200	Year End Roll	12/10/2020	
2020	102	FV	821,400	4800	.		826,200	Year End Roll	12/18/2019	
2019	102	FV	724,500	4800	.		729,300	Year End Roll	1/3/2019	
2018	102	FV	643,000	4800	.		647,800	Year End Roll	12/20/2017	
2017	102	FV	587,800	4800	.		592,600	Year End Roll	1/3/2017	
2016	102	FV	587,800	4800	.		592,600	Year End	1/4/2016	
2015	102	FV	535,800	4800	.		540,600	Year End Roll	12/11/2014	

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SMITH FRANK M/J	46638-1		12/9/2005	Family		No	No		

## TAX DISTRICT

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
5/13/2005	381	Renovate	125,000	C		G7	GR FY07	INT REHAB CONDO CO	7/11/2018	Measured	DGM	D Mann

4/25/2006	External Ins	BR	B Rossignol
4/20/2006	Info Fm Prmt	BR	B Rossignol
10/25/2005	Other Change	BR	B Rossignol
11/1/2000	Inspected	264	PATRIOT
3/8/2000	Measured	263	PATRIOT
3/15/1996		PM	Peter M

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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